

Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

This is the third year Action Plan under the five year PY 2015 – PY 2019 Consolidated Plan required by the U.S. Department of Housing and Urban Development for the use of Community Development Block Grant (CDBG) Funds. As an entitlement jurisdiction, the City receives an annual share of federal Community Development Block Grant (CDBG) funds. The funds are intended to provide low and moderate-income households with viable communities, including decent housing, a suitable living environment, and expanded economic opportunities.

In this third program year, Community Development Block Grant funds are allocated to Public Services, Single Family Owner Occupied Housing Rehabilitation, Homeless Prevention and Homeless Support Services. (See Projects in Section AP 35 – Projects). The City of Frisco has not received their allocation from the U.S. Department of Housing and Urban Development (HUD) at the time of this draft. The City estimates to receive \$435,452 in PY 2017 CDBG funds. Program income is projected to be approximately \$4,000.00 for a total of \$439,452.00.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City of Frisco is a young (36 - median age), rapidly growing and relatively affluent community which is able to provide its residents with a good quality of life and a range of community services. However, the City does have a significant low-income population, in that 4.2 percent of the population lives in poverty according to the American Community Survey.

Through the Citizen Participation Plan, the City's objectives, goals and anticipated outcomes for PY 2017 were developed. From the testimony of social service organizations, the school district, Collin College, civic organizations, businesses, and residents in public hearings and meetings, concerns were expressed about the significant number of youth in the City (growing homeless unaccompanied population), the aging of the City's population (need for home repair and nutrition), and the increasing number of households facing a housing "cost burden," paying 30% or more of their household income on housing.

These concerns translate to a number of needs, both general and specific, as noted in the following assessment. Perhaps the most important issue to emerge is that of cost burden and affordable housing. Housing affordability, homeless prevention and homelessness are three closely related concerns. The need for supportive services, especially for low-income households, youth, and victims of domestic violence emerged from both the examination of the data and from public input. Though the City's infrastructure and public facilities are generally new and in good condition, input was received through the testimony of social service organizations and City departments expressing the need for improved streets and drainage in the Preston North Estates neighborhood.

The City's objectives, goals and anticipated outcomes are shown in the following table.

Sort Order	Goal Name	Program Year	Category	Geographic Area	Needs Addressed	Funding	Annual Goal Outcome Indicator
1	Owner-Occupied Housing Rehabilitation	2017	Housing	Citywide	Affordable Housing	CDBG	Number of Units Rehabbed 10
2	Homeless Support	2017	Homeless	Citywide	Homelessness	CDBG	Number of persons assisted 20
3	Homeless Prevention	2017	Homeless	Citywide	Homelessness	CDBG	Number of households assisted 1043
4	Public Service Programs for the Elderly, Youth and the Disabled in particular	2017	Non-Housing Community Development	Citywide	Non-Housing Community Development	CDBG	Number of Persons Assisted 45
5	Public Improvements and Infrastructure	2017	Non-Housing Community Development	Low/Mod Income Neighborhoods	Non-Housing Community Development	CDBG	Number of Persons Assisted 0

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

As you can see from the table on the next page, the Consolidated Plan Objectives are measured according to the five year goals and the subsequent accomplishments by year and overall. This table depicts the accomplishments of the first year of the 2015-2019 Consolidated Plan.

For the 2015 program year, the City completed six (6) units through the Housing Rehabilitation Program. The Consolidated Plan Homeless Prevention Objective included both Transitional Housing and Homeless Prevention programs. CITY House and Samaritan Inn provided services to twenty seven (27) persons experiencing homelessness through their Transitional Housing and Shelter Program. The Homeless Prevention category, consisting of the Frisco Family Services Center BASIC Homeless Prevention Program that assisted 1,220 persons.

The Non-Homeless Special Needs Objectives category, with a focus on Elderly, Disabled, and Abused Children received zero (0) funds for PY 2015. Programs for the elderly and disabled were funded by City of Frisco general funds. Please see the Table below for specific accomplishments of Consolidated Plan Goals.

Consolidated Plan Goals and Accomplishments, Program Years 2015 - 2019

Consolidated Plan Goals	5 Year Goals/ Accomplishments	Year 1	Year 2	Year 3	Year 4	Year 5
Homeless Prevention	4,000/1,220 persons	1,220 persons	-	-	-	-
Homeless Support	50 /27 units	27 persons	-	-	-	-
Owner-Occupied Housing Rehabilitation	50 units/6 units	6 units	-	-	-	-
Frisco Housing Authority - Rehabilitation	19 units	-	-	-	-	-

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The City Council of Frisco, Texas appointed the City of Frisco Social Services and Housing Board to serve as the Citizen Advisory Committee for the Community Development Block Grant Program (CDBG). In addition to making funding recommendations regarding the use of CDBG funding, the Social Services and Housing Board is responsible for holding public hearings and meetings to solicit input on the development of the Consolidated Plan and Annual Action Plan in accordance with the adopted Citizen Participation Plan, as well as making funding recommendations concerning the City of Frisco General Fund Social Service Grant.

As part of the Citizen Participation Plan, several activities garnered input from all sectors of the City.

- (1) The City posted notices in the local Frisco Enterprise newspaper, on the City of Frisco website, and in the outside display case,
- (2) The City held an application workshop on January 20, 2017,
- (3) The City requested input from social service agencies, including: a new City program UNIDOS, civic groups, the school district, Collin County Homeless Coalition, Denton County Homeless Coalition, Metro Dallas Homeless Alliance, businesses, and hospitals,
- (4) The City held four (4) public hearings. These four (4) public hearings were held during the development of the PY 2017 Action Plan; March 15, 2017, April 5, 2017, April 12, 2017, and May 10, 2017.
- (5) Each applicant for Community Development Block Grant funds made an oral presentation regarding their request for funds to the Social Services and Housing Board during one of the public hearings. No other comments were received during these public hearings or the comment period.

The Notice of Availability of Funds was published in the December 2, 2016; December 30, 2016, and January 6, 2017 editions of the Frisco Enterprise newspaper, on the City website, and in the outside display case. The second notice, Notice of Public Hearings for the Use of Community Development Block Grant and City of Frisco General Social Service Funds, was published on March 3, 2017; March 31, 2017, and April 5, 2017 in the Frisco Enterprise newspaper, posted to the City of Frisco website, and posted in the outside display case in both English and Spanish. This Notice stated the comment period would be from the first date published March 3, 2017 through May 9, 2017 for a total of 68 days. In addition, the Preliminary Statement of the City of Frisco Community Development Block Grant Objectives and Proposed Use of Funds Notice of Public Hearing was published in the Frisco Enterprise newspaper on May 19, 2017 and will be published on June 7, 2017, posted to the City of Frisco website and posted in the outside display case. Public Hearings on the Annual Action Plan were conducted by the City of Frisco Social Services and Housing Board at the George A. Purefoy Municipal Center, City Council Chambers, 6101 Frisco Square Blvd., Frisco, Texas 75034.

On May 10, 2017, the Frisco Social Services and Housing Board recommended that the Community Development Action Grant Plan for Program Year 2017 be approved and submitted to the Frisco City Council to be placed on the June 20, 2017 agenda.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

Comment period is currently ongoing.

6. Summary of comments or views not accepted and the reasons for not accepting them

The City will accept all comments that are offered.

7. Summary

In summary, this is the third year Action Plan under the five year PY 2015 – PY 2019 Consolidated Plan required by the U.S. Department of Housing and Urban Development for the use of Community Development Block Grant (CDBG) Funds. The City of Frisco expects to receive \$435,452 in PY 2017 CDBG funds. Program income is projected to be approximately \$4,000 for a total of \$439,452.

The City has developed objectives, goals, and anticipated outcomes for the PY 2017 Annual Action Plan through the Citizen Participation Process and consultation with key entities. In addition, the City has evaluated its' past performance in PY 2015; and summarized citizen comments concerning the PY 2017 Annual Action Plan.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	City of Frisco, Texas	Community Development Division of Financial Services Department

Table 1 – Responsible Agencies

Narrative (optional)

Consolidated Plan Public Contact Information

The Community Development Department is the lead agency for the completion and the implementation of the Annual Action Plan, as well as the responsible party for processing and distributing federal funds under the CDBG program. Fund are awarded by the federal government, local funding allocations are recommended by the Social Services and Housing Board, and approved by the City Council.

Other offices and agencies responsible for executing and administering programs covered by the Consolidated Plan include the City's Department of Financial Services, Building Inspections, Code Enforcement, Parks and Recreation, the Capital Improvement Program, and Development Services (Planning and Zoning).

Ms. Jenny Hundt
Assistance Finance Director
Community Development, 4th floor
6101 Frisco Square Boulevard
Frisco, Texas 75034

jhundt@friscotexas.gov

Tel: 972.292.5511

Fax: 972.292.5587

DRAFT

AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

1. Introduction:

Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I))

The City of Frisco, as the administrator of the CDBG funds will work closely with social service organizations, the school and college districts, hospitals, LifePath Systems the Collin County Mental Health Care Authority, LifeNet the Dallas County Mental Health Authority, private sector organizations, such as banks, contractors and developers, and other government entities such as the Frisco Housing Authority to address the community objectives outlined in this plan.

The City’s rapid growth has outpaced the social service providers’ capacity to meet the needs of the residents. As a result, many of the service providers who serve Frisco residents are located outside of the City Limits of Frisco. One of the goals of this Plan is to both strengthen the capacity of service providers within the City limits as well as to encourage and support opportunities for service providers in adjoining cities to provide services within the Frisco city limits. The City of Frisco General Fund Social Service Grant is also able to provide general funds to agencies as they build capacity and meet needs in the community.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The City of Frisco lies in two counties, Collin and Denton, and participates in the TX-600 CoC and the Denton County Homeless Coalition, Balance of State CoC as well as the Collin County Homeless Coalition which is a sub group of the TX-600 CoC. The Metro Dallas Homeless Area Continuum of Care (MDHA), which includes Collin County, assists homeless families and persons through the Continuum of Care Grant and Emergency Solutions Grant. LifeNet of Dallas will provide homeless assistance for a service area that includes the City of Frisco. Hope’s Door, domestic violence shelter, also serves Frisco.

The City of Frisco has a staff representative that serves on the Leadership Team of the Collin County Homeless Coalition. This coalition comprised of cities, homeless service providers, faith communities, businesses, Collin College, hospitals, advocates, civic

groups, and school districts in Collin County. The Coalition developed *Homeward Bound: A Plan to End Chronic Homelessness in Collin County*, in response to HUD's Continuum of Care Program. In May 2005, the City of Frisco City Council adopted the Homeward Bound Plan by resolution and incorporated this plan as a part of the Consolidated Plan.

On the regional level, the Denton County Homeless Coalition is developing a Coordinated Access Program as part of the Balance of State CoC. A Coordinated Access Program is also being developed to encompass Collin and Dallas Counties as a part of the TX-600 CoC. In 2017, Assistance Center of Collin County became the front door Homeless Service Provider in Collin County to help coordinate the housing priority list for the Collin and Dallas Counties TX-600 CoC.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The City is actively involved with Continuum of Care actions and programs, as noted above. This includes frequent consultation with various public/private entities within the City and the County that provide assisted housing, health services and social services. This consultation included needs assessment, program design, the development of performance standards and policies and procedures for the administration of HMIS. For the first time, MDHA was responsible for the scoring and ranking of the TX-600 CoC – ESG applicants which includes Collin County.

Currently in Collin County, there are two social service organizations receiving ESG funding, City House and Hope's Door. Denton County has received funding from TDHCA in the past. However, Denton County was not awarded ESG funding in Program Year 2015-2016.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

Identify any Agency Types not consulted and provide rationale for not consulting

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Comprehensive Plan	City of Frisco	Maintain Housing Stock
CoC Grant, ESG Grant	Collin County Homeless Coalition	Homeless Programs
CoC Grant	Denton County Homeless Coalition	Homeless Programs
CoC Grant, ESG Grant	Metro Dallas Homeless Alliance	Homeless Programs
Annual Action Plan	Frisco Housing Authority	Housing

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

AP-12 Participation – 91.105, 91.200(c)

1. **Summary of citizen participation process/Efforts made to broaden citizen participation**
Summarize citizen participation process and how it impacted goal-setting

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)

Table 4 – Citizen Participation Outreach

The City Council of Frisco, Texas appointed the City of Frisco Social Services and Housing Board to serve as the Citizen Advisory Committee for the Community Development Block Grant Program (CDBG). In addition to making funding recommendations regarding the use of CDBG funding, the Social Services and Housing Board is responsible for holding public hearings and meetings to solicit input on the development of the Consolidated Plan and Annual Action Plan in accordance with the adopted Citizen Participation Plan, as well as making funding recommendations concerning the City of Frisco General Fund Social Service Grant.

As part of the Citizen Participation Plan, several activities garnered input from all sectors of the City.

- (6) The City posted notices in the local Frisco Enterprise newspaper, on the City of Frisco website, and in the outside display case,
- (7) The City held an application workshop on January 20, 2017,
- (8) The City requested input from social service agencies, including: a new City program UNIDOS, civic groups, the school district, Collin County Homeless Coalition, Denton County Homeless Coalition, Metro Dallas Homeless Alliance, businesses, and hospitals,

(9) The City held four public hearings. These four (4) public hearings were held during the development of the PY 2017 Action Plan; March 15, 2017, April 5, 2017, April 12, 2017, and May 10, 2017.

(10) Each applicant for Community Development Block Grant funds made an oral presentation regarding their request for funds to the Social Services and Housing Board during one of the public hearings.

The Notice of Availability of Funds was published in the December 2, 2016; December 30, 2016, and January 6, 2017 editions of the Frisco Enterprise newspaper, on the City website, and in the outside display case. The second notice, Notice of Public Hearings for the Use of Community Development Block Grant and City of Frisco General Social Service Funds, was published on March 3, 2017; March 31, 2017, and April 5, 2017 in the Frisco Enterprise newspaper, posted to the City of Frisco website, and posted in the outside display case in both English and Spanish. This Notice stated the comment period would be from the first date published March 3, 2017 through May 9, 2017 for a total of 68 days. In addition, the Preliminary Statement of the City of Frisco Community Development Block Grant Objectives and Proposed Use of Funds Notice of Public Hearing was published in the Frisco Enterprise newspaper on May 19, 2017 and June 7, 2017, posted to the City of Frisco website and posted in the outside display case. Public Hearings on the Annual Action Plan were conducted by the City of Frisco Social Services and Housing Board at the George A. Purefoy Municipal Center, City Council Chambers, 6101 Frisco Square Blvd., Frisco, Texas 75034. No comments were received during these public hearings.

On May 10, 2017, the Frisco Social Services and Housing Board recommended that the Community Development Action Grant Plan for Program Year 2017 be approved and submitted to the Frisco City Council to be placed on the June 20, 2017 agenda.

Expected Resources

AP-15 Expected Resources – 91.220(c) (1, 2)

Introduction

It is anticipated that the City of Frisco receive CDBG funds totaling \$439,452 for PY 2017.

Priority Table

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	Public-Federal	Admin and Planning Housing Public Services	435,452	\$5,000			\$800,000	CDBG Administration not more than 20% of allocations. CDBG Public Services not more than 15% of allocations.

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City administration recognizes that the City's annual entitlement and formula allocations are not sufficient to meet all of its needs. Additional funds need to be raised to insure that more affordable housing is available for those in need. Matching requirements are not required for CDBG funds, yet social service recipients are anticipated to leverage resources totaling over \$225,711.

Other matching sources or leveraging opportunities include organizations receiving Continuum of Care funds to provide services to the homeless population of Collin County. The City pays for the Housing Rehabilitation Specialists' truck, gas, vehicle maintenance and insurance, phone, and uniform, from the City of Frisco General Funds.

In addition, The City of Frisco has allocated \$1 per capita of general funds (\$168,000) to the Social Service Grant which provides funds to organizations which provide social services to the citizens of Frisco.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City of Frisco Senior Center is used by the Collin County Committee on Aging to serve congregate meals to the elderly Monday through Friday at no cost to the organization.

Discussion

Due to the lack of vacant facilities, partnerships between faith communities and social service organizations are being developed. For example, Journey of Hope, funded by the City of Frisco General Fund Grant, is housed in unused rooms of First United Methodist Church of Frisco.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

No Goals Found

Table 6 – Goals Summary

Sort Order	Goal Name	PY Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Owner-occupied Housing Rehabilitation	2017	Housing	Citywide	Housing	CDBG: \$292,452	Homeowner Housing Rehabilitated: 10 Housing Units
2	Homeless Prevention	2017	Homeless	Citywide	Homelessness	CDBG: \$31,289.00	Homelessness Prevention: 3117 Persons Assisted
3	Homeless Support	2017	Homeless	Citywide	Homelessness	CDBG: \$11,500	Homeless Support: 20 Persons Assisted
4	Public Service Program	2017	Non-Housing Community Development	Citywide	Public Service Programs	CDBG: \$22,211.00	Public Services: Meals on Wheels – 25 Persons Assisted; Wellness Center – 20 Persons Assisted.

Goal Descriptions

Table 7 – Goal Descriptions

1	Goal Name	Owner-occupied housing rehabilitation
	Goal Description	Emergency, minor repairs, major repairs

2	Goal Name	Homeless Prevention
	Goal Description	Services to prevent homelessness
3	Goal Name	Homeless Support
	Goal Description	Services to support persons experiencing homelessness
4	Goal Name	Public Service Programs for the Elderly
	Goal Description	Meals on Wheels – Nutrition for Elderly persons

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b):

The City of Frisco does not receive HOME funds.

AP-35 Projects – 91.220(d)

Introduction

The development of the Annual Action Plan involved consultation with those agencies involved in delivering housing and housing services to Frisco residents. Meetings and discussions were held between the Housing and Grants staffs and other City Departments, as well as conducting meetings with appropriate housing and social service agencies regarding the housing needs of children, elderly persons, persons with disabilities, homeless persons. Public input was also solicited through focus groups, and public hearings. All projects selected to receive funding meet objectives and goals set by the City to address housing and social needs.

#	Project Name
1	Program Administration
2	Owner-Occupied Housing Rehabilitation
3	Frisco Family Services
4	Meals on Wheels Collin County
5	Samaritan Inn

Table 8 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

These projects are deemed to be of the highest priority and meet the greatest need. The chief obstacle to meeting these needs is a lack of resources to provide a greater level of assistance. All allocation amounts and specific projects have been reviewed by the City staff, approved by the Social Services and Housing Board, and approved by the City Council.

Projects

AP-38 Projects Summary

Project Summary Information

Table 9 – Project Summary

Non Public Services or Construction Funding Recommendations

Organization	Recommended Funding
City of Frisco Housing Rehabilitation This program provides low-interest rehabilitation and reconstruction loans to low-moderate income owner-occupied households.	\$292,452

Public Services

Organization	Recommended Funding
Frisco Family Services Center Funds will be used to partially fund the salary of a Bilingual Social Worker to support the FFSC BASIC HOMELESS PREVENTION program.	\$31,289
Samaritan Inn Funds will be used to provide shelter and services to persons experiencing HOMELESSNESS.	\$11,500
Collin County Committee on Aging Funds will be used to provide meals to homebound elderly persons.	\$20,000
Wellness Center for Older Adults Funds will be used to provide health care to senior residents.	\$2,211

Administrative Costs – \$82,000

Annual Action Plan

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The target areas in the City include the low/mod Census Tracts which have the highest levels of poverty. In addition, a person or household meeting the program eligibility for the CDBG funded programs may reside anywhere in the city to receive CDBG services.

More specifically, the City will focus upon 1) the Stonebrook/Preston North Estate area – South of Main, west of Preston, east of Parkwood and north of Lebanon Road, which also encompasses the Preston North Estates area at Lebanon and Preston, 2) the historic downtown area, defined by the Old Town Zoning designation, which includes all of the City's public housing units, 3) the Preston Trace area north of the municipal complex to the Preston Manor subdivision (including the old municipal complex); and any newly annexed areas upon evaluation.

These areas will be the City's primary areas for investment of CDBG resources due to the high concentration of low and moderate income households in these areas as well as a higher concentration of minority (predominately Hispanic) households.

In addition, a person or household meeting the program eligibility for the CDBG funded programs may reside anywhere in the city to receive CDBG services.

Area Type: All are low/mod neighborhoods as defined by HUD

Geographic Distribution

Target Area	Percentage of Funds

Table 10 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Discussion

In these neighborhoods the housing stock is typically older, often in need of repair or renovation. In general, there are few businesses or amenities. These areas have been areas of concern in the past and emerged in the course of examining the data. They were also mentioned in the course of focus group and Public Hearing discussions during the Consolidated Plan process. These discussions confirmed the already known needs of these areas, complementing or corroborating the data. The needs in these target areas are numerous and varied. The principal needs are: 1) housing rehabilitation for both owner units, 2) public improvements to improve/revitalize neighborhoods, 3) public service programs for the elderly, the disabled, and youth, and 4) assisting the homeless.

The opportunities for improvement in these areas are significant. First, the City can keep residents in safe, affordable housing and prevent additional persons and families from becoming homeless. Second, the City can improve the quality of life by revitalizing these neighborhoods economically and in their appearance. Third, the City can assist the residents of these areas in obtaining good jobs.

The barriers to improvement are also significant because of the amount of effort and resources needed to provide the necessary assistance to these areas.

It is important to note that though the City will focus its efforts on the neighborhoods with the highest levels of poverty, other neighborhoods will be eligible for and receive funding for high priority projects and activities.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	10
Special-Needs	0
Total	10

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	10
Acquisition of Existing Units	0
Total	10

Table 12 - One Year Goals for Affordable Housing by Support Type

Discussion

One of the impediments to affordable housing revolves around the lack of Federal and State resources for affordable housing initiatives. Another impediment to affordable housing is the lack of programs and resources to reduce excessive rent or mortgage burdens to qualified persons.

Another barrier to affordable housing in Frisco is the high cost of housing created by a demand for housing, both existing and new, which exceeds the current supply. Frisco is perceived as a desirable place to live, and has experienced growth in terms of both businesses that wish to operate here and in terms of people who wish to reside here.

In addition, the cost of site acquisition is very high, and development costs are also very high. These facts make Frisco housing construction expensive and put affordable housing out of the reach of low-income households.

The City recognizes that land costs, carrying fees and development fees often make affordable housing development economically infeasible. As such, the City waives all permit fees for non-profit developers and has been active in purchasing and donating lots to developers. The City hopes that these activities will spur affordable housing development by removing barriers to affordable housing development.

The Housing Needs Assessment of the Consolidated Plan also identified stringent criteria in the mortgage origination process due to the foreclosure crisis as a barrier, which also is outside the scope and control of City policy. In some instances, issues revolving around personal finances (lack of down payment, credit history, employment history) affect the availability of affordable housing for Frisco residents.

During PY 2016, the City will expend CDBG funds to complete owner-occupied housing rehabilitation projects. In addition, the City of Frisco general fund Targeted Down Payment Assistance program will provide down payment costs and closing costs to residents.

DRAFT

AP-60 Public Housing – 91.220(h)

Introduction

Actions planned during the next year to address the needs to public housing

The Frisco Housing Authority will continue its efforts to maintain and upgrade their inventory of twenty public housing units. These 20 units are located in two neighborhoods in the oldest section of the City. Previous years' CDBG funding is being used to address the Rehabilitation of the entire plumbing system including pipes, drains, connections and plumbing fixtures (toilets, tubs/showers, and sinks) of the Frisco Housing Authority's 20 units.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

The City works closely with the Frisco Housing Authority (FHA) in providing information about homeownership programs and materials, Section 3 opportunities, and Fair Housing opportunities to the residents of FHA. In addition, the City completes the required annual Environmental Review for the Frisco Housing Authority. The City is not involved in the day-to-day management of the Housing Authority.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

Not applicable.

Discussion

The Frisco Housing Authority is a high performing housing authority.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

The needs of homeless persons are complex and require a wide range of specialized services. Numerous agencies are often involved in the care of a homeless person, providing distinct services such as housing, mental health counseling, employment training, and case work services. The majority of the services for the persons experiencing homelessness are not located in Frisco and most are located in the Greater Dallas County area. This one year Action Plan includes a Homeless Prevention Program through Frisco Family Services which provides food, rent and utility assistance, and case management services to prevent residents from becoming homeless. In addition, the Samaritan Inn will receive funding through this one-year action plan to provide shelter and services to persons experiencing homelessness through their transitional housing program.

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City of Frisco, the Collin County Homeless Coalition, Denton County Homeless Coalition, and the Metro Dallas Homeless Alliance (Continuum of Care) continue to coordinate, identify and meet the needs of the homeless. This entails the coordinated delivery of a range of services to homeless individuals and families. Two organizations through the TX-600 CoC that serve Collin County (CITY House and Assistance Center of Collin County) have just applied to the state for Emergency Solutions grant funding to provide street outreach programs to homeless persons.

Addressing the emergency shelter and transitional housing needs of homeless persons

Though the City has no emergency shelters, assistance is provided through area organizations, such as CITY House (transitional housing), Samaritan Inn (transitional housing), Frisco Family Services Center (case management services, food, rent and utility payments), LifeNet (permanent supportive housing), Our Friend's House (Emergency Shelter), Hope's Door (victims of domestic violence), and the Frisco Independent School District (youth). City staff members are active in or have leadership positions in the Collin County Homeless Coalition, Denton County Homeless Coalition, and the Metropolitan Dallas Homeless Alliance. Overall, these services address the high priority of reducing homelessness and the threat of becoming homeless.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that

individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

The City of Frisco, the Collin County Homeless Coalition, the Denton County Homeless Coalition, and the Metro Dallas Homeless Alliance (Continuum of Care, TX-600) continue to coordinate, identify and attempt to meet the needs of the homeless. This entails the coordinated delivery of a range of services to homeless individuals and families. Through the TX-600 CoC 2015 grant award, Collin County along with Dallas County will be the beneficiary of a new Coordinated Access System which will be implemented in phases.

Overall, these services address the high priority of reducing homelessness and the threat of becoming homeless.

Discussion

Please see the above discussion after each question.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction

In 2014, the City completed the "Analysis of Impediments to Fair Housing Choice" (AI). This document provided a comprehensive review of the City's administrative and judicial policies. This study's assessment of the location, availability, and accessibility of housing assists in planning to address impediments to fair and affordable housing. This analysis profiled the housing market in Frisco, addressed housing affordability, the physical condition of housing stock, and public housing. Impediments to Fair Housing were categorized into four areas:

IMPEDIMENT ONE – LACK OF PUBLIC AWARENESS OF FAIR HOUSING ACT

Frisco has an active fair housing program. However, survey results note a lack of knowledge about fair housing law, policies, and practices. There is a need for on-going education, awareness, and outreach remains, especially among lower income households and minorities.

IMPEDIMENT TWO – LIMITED SUPPLY OF AFFORDABLE HOUSING

Affordability is an indirect aspect of housing discrimination and it is difficult to talk about addressing impediments to fair housing, and actions to eliminate discrimination in housing, without simultaneously talking about development of policies, plans, programs, and projects to increase the supply of affordable housing. Even moderate-income households face challenges in purchasing a home in Frisco, and low-income families face a significant cost burden for rental housing.

IMPEDIMENT THREE – GOVERNMENT POLICIES

This impediment deals with issues relating to the development of land including housing that is available to a wide range of persons and income levels in disparate locations. This goal is affected by a wide range of factors, some of which are beyond the ability of the City to change such as inclusionary practice in the state of Texas is illegal. The definition of inclusionary housing program is offering an optional floor area bonus to developers in exchange for the creation or preservation of affordable housing, on-site or off-site, principally for low-income households.

IMPEDIMENT FOUR – LACK OF AWARENESS OF POTENTIAL DISCRIMINATION

In the current economy and given the structure of the City's housing stock, the incidences of discrimination may focus on rental housing, and the focus of efforts in the immediate future should be upon aspects of discrimination in the rental market, and upon some groups within the protected classes. In particular, discrimination among two protected classes should be addressed.

- Disabled persons may face discrimination or difficulties in finding appropriate units because of the small number of small units and the costs of building or adapting units.
- There is a high percentage of family households and those families are slightly larger than the national norm, indicating a demand for larger housing units.

Actions it planned to remove or ameliorate the negative effects of public policies that serve

as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

See above introduction.

Discussion

Filing a Housing Discrimination Complaint

The City of Frisco CDBG staff refers people requesting to file a housing discrimination complaint to the Texas Workforce Commission Fair Housing Program which has been tasked with receiving complaints, investigating complaints, and reconciling complaints concerning fair housing in the rental, sale, financing or appraisal of housing. The state and federal Fair Housing Act prohibits discrimination because of a person's race, color, national origin, religion, sex, disability (mental or physical) or familial status. The Fair Housing Program documents and investigates complaints, provides advice about remedies under fair housing laws, and coordinates legal services to assist victims of housing discrimination. The Fair Housing Program provides fair housing seminars and presentations to interested parties.

A barrier to fair housing is affordable housing and in Frisco the high cost of housing has been created by a demand for housing, both existing and new, which exceeds the current supply. Frisco is perceived as a desirable place to live, and has experienced growth in terms of both businesses that wish to operate here and in terms of people who wish to reside here. Toyota is moving to West Plano and over 10,000 people will be moving to the area and Frisco expects to have a number of new families move to Frisco as a result. This movement puts a strain on housing availability and drives up prices.

In addition, the cost of site acquisition is very high, and development costs are also very high. These facts make Frisco housing construction expensive and put affordable housing out of the reach of low-income households. The City recognizes that land costs, carrying fees and development fees often make affordable housing development economically infeasible. As such, the City waives all permit fees for non-profit developers and has been active in purchasing and donating lots to developers. The City hopes that these activities will spur affordable housing development by removing barriers to affordable housing development.

Another barrier to Fair Housing was identified in the Housing Needs Assessment of the Consolidated Plan as stringent criteria in the mortgage origination process due to the foreclosure crisis, which also is outside the scope and control of City policy. In some instances, issues revolving around personal finances (lack of down payment, credit history, employment history) affect the availability of affordable housing for Frisco residents.

AP-85 Other Actions – 91.220(k)

Introduction

Actions planned to address obstacles to meeting underserved needs

The greatest challenge to meeting underserved needs in the coming year will be meeting the increased need for program activities with a limited amount of funding. To overcome this significant challenge the City will work more efficiently, seek a greater level of collaboration with other agencies and organizations, and aggressively seek opportunities to leverage funds.

Further, the City recognized the obstacles of meeting underserved needs in the City and created a General Fund Social Service Grant which provides funding to social service agencies assisting the underserved. The budget for this program is based on \$1 per capita which will be used to fund social service agencies that provide health care, clothing, food, counseling, and education. The budget for the PY 16 general fund Social Service Grant is \$160,000.

Actions planned to foster and maintain affordable housing

The City places great emphasis upon seeing that decent, safe affordable housing is available for low-income residents to the greatest extent possible. The City also believes that rehabilitation of owner housing units is a High priority, as these efforts keep people in affordable housing and, especially for extremely low-income and elderly homeowners, and may serve to prevent homelessness.

Actions planned to reduce lead-based paint hazards

All CDBG funded housing rehabilitation projects include a lead based paint assessment and/or inspection as required by 24 CFR Part 35. In order to reduce and abate lead-based paint hazards, the City provides information and technical assistance to households receiving assistance under the Owner-Occupied Housing Rehabilitation program.

Actions planned to reduce the number of poverty-level families

The City of Frisco recognizes that the core of many social and housing problems relate to poverty. The objective of poverty reduction requires programming for broad areas including increased accessibility of resources, job training and placement, public services, education, and basic skills development. It is only through comprehensive, coordinated strategies that nurture skills and provide opportunities to gain and retain employment and thus improve the quality of life that people can improve their situation.

Because the nature of poverty is complex and multi-faceted, the City will continue to allocate some CDBG funds for services to very low-income households. Research shows that some of these services may have a direct impact on lowering the poverty rate for family households.

Therefore, the City will fund programs such as the Frisco Family Services bi-lingual case management program that provide job training, education and other employment related services, food and clothing for poverty-level families. The City will continue to support programs that expand antipoverty programs for both low income families as well as families which may be threatened with poverty through homeless prevention strategies.

Actions planned to develop institutional structure

The City has identified gaps in institutional structure for implementing the Consolidated Plan and methods to enhance coordination among housing agencies and social service providers. These gaps included a lack of sufficient resources, limited coordination between service providers, and the difficulty of social services agencies in obtaining Frisco specific data.

As noted in PR-10, the City has been proactive in addressing these gaps and undertaken a number of specific actions to overcome these gaps.

The gap in the institutional structure and service delivery system in Frisco was identified as the need for more and better information sharing among agencies and organizations that provide services. To address this gap, several questions have been inserted into the grant application requesting information on collaborations between organizations. In addition, the City provides collaboration meeting time for applicants during the annual grant application meeting.

The City continues to seek new partners and to enhance the relationship with existing partners in City departments and social service agencies to improve and better coordinate the delivery of programs and services. Also, the city seeks opportunities to leverage the limited available resources.

Actions planned to enhance coordination between public and private housing and social service agencies

Through the Denton County Homeless Coalition, a program has been implemented to meet with public housing organizations, private housing landlords, municipalities, United Way, and social service organizations to discuss the housing access obstacles facing persons with Section 8 vouchers and VA vouchers. Housing inventory is down and demand is up resulting in a dramatic increase in local rent payments. Renting to individuals without the added government paperwork is preferable to most landlords. This program is trying to build paths for housing voucher holders to secure housing.

Discussion

See the above discussions concerning the specific questions.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(l)(1,2,4)

Introduction

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	\$5,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan	\$0
3. The amount of surplus funds from urban renewal settlements	\$0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan.	\$0
5. The amount of income from float-funded activities	\$0
Total Program Income	\$5,000

Other CDBG Requirements

1. The amount of urgent need activities	\$0
---	-----

Discussion